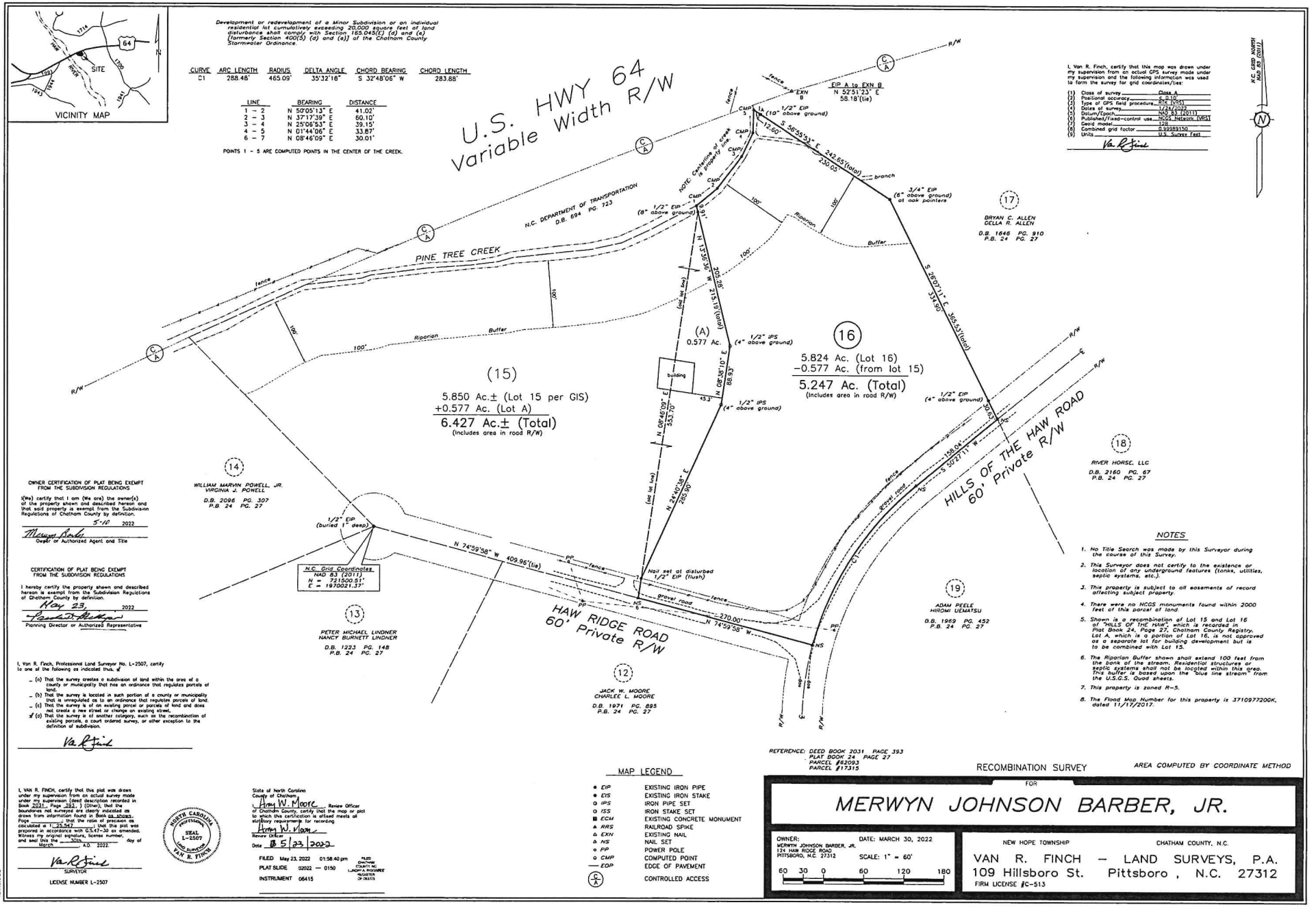
VICINITY MAP
SITE
64
1718
1717
1705
1691
1941
1942
Development or redevelopment of a Minor Subdivision or an individual residential lot cumulatively exceeding 20,000 square feet of land disturbance shall comply with Section 165.045(E) (a) and (e) (formerly Section 400(5) (a) and (e)) of the Chatham County Stormwater Ordinance.
CURVE | ARC LENGTH | RADIUS | DELTA ANGLE | CHORD BEARING | CHORD LENGTH
C1 | 288.48' | 465.09' | 35°32'16" | S 32°48'06" W | 283.88'
LINE | BEARING | DISTANCE
1 – 2 | N 50°05'13" E | 41.02'
2 – 3 | N 37°17'39" E | 60.10'
3 – 4 | N 25°08'53" E | 39.15'
4 – 5 | N 01°44'06" E | 33.87'
6 – 7 | N 08°46'09" E | 30.01'
POINTS 1 – 5 ARE COMPUTED POINTS IN THE CENTER OF THE CREEK.
U.S. HWY 64
Variable Width R/W
PINE TREE CREEK
N.C. DEPARTMENT OF TRANSPORTATION
D.B. 694 PG. 723
NOTE: Centerline of creek is property line
EIP A to EXN B
N 52°51'23" E
58.18'(tie)
1/2" EIP (10" above ground)
S 56°55'53" E 242.65'(total)
230.03'
branch
3/4" EIP (6" above ground) at oak pointers
1/2" EIP (8" above ground)
1/2" IPS (4" above ground)
1/2" EIP (4" above ground)
1/2" EIP (buried 1" deep)
Riparian Buffer
100'
(A)
0.577 Ac.
(15)
5.850 Ac.± (Lot 15 per GIS)
+0.577 Ac. (Lot A)
6.427 Ac.± (Total)
(includes area in road R/W)
16
5.824 Ac. (Lot 16)
-0.577 Ac. (from lot 15)
5.247 Ac. (Total)
(includes area in road R/W)
building
N 13°35'36" W 215.13'(total) 205.28'
N 08°46'09" E 557.70'
N 24°40'38" E 286.90'
N 08°38'10" E 86.93'
S 26°07'11" E 334.90'
365.53'(total)
S 50°27'11" W 159.04'
N 74°59'58" W 409.96'(tie)
N 74°59'58" W 270.00'
Nail set at disturbed 1/2" EIP (flush)
N.C. Grid Coordinates NAD 83 (2011) N = 721500.51' E = 1970021.37'
HAW RIDGE ROAD
60' Private R/W
HILLS OF THE HAW ROAD
60' Private R/W
gravel road
fence
PP
NS
BRYAN C. ALLEN
DELLA R. ALLEN
D.B. 1646 PG. 910
P.B. 24 PG. 27
WILLIAM MARVIN POWELL, JR.
VIRGINIA J. POWELL
D.B. 2096 PG. 307
P.B. 24 PG. 27
PETER MICHAEL LINDNER
NANCY BURNETT LINDNER
D.B. 1223 PG. 148
P.B. 24 PG. 27
JACK W. MOORE
CHARLES L. MOORE
D.B. 1971 PG. 895
P.B. 24 PG. 27
RIVER HORSE, LLC
D.B. 2160 PG. 67
P.B. 24 PG. 27
ADAM PEELE
HIROMI UEMATSU
D.B. 1969 PG. 452
P.B. 24 PG. 27
K.C. GRID NORTH NAD 83 (2011)
I, Van R. Finch, certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to form the survey for grid coordinates/use:
(1) Class of survey Class A
(2) Positional accuracy 0.0.10
(3) Type of GPS field procedure RTK (VRS)
(4) Dates of survey 1/24/2022
(5) Datum/Epoch NAD 83 (2011)
(6) Published/Fixed-control use NCGS Network (VRS)
(7) Geoid model 12B
(8) Combined grid factor 0.99989150
(9) Units U.S. Survey Feet
Va R Finch
OWNER CERTIFICATION OF PLAT BEING EXEMPT FROM THE SUBDIVISION REGULATIONS
I(We) certify that I am (We are) the owner(s) of the property shown and described hereon and that said property is exempt from the Subdivision Regulations of Chatham County by definition.
5-10 2022
Owner or Authorized Agent and Title
CERTIFICATION OF PLAT BEING EXEMPT FROM THE SUBDIVISION REGULATIONS
I hereby certify the property shown and described hereon is exempt from the Subdivision Regulations of Chatham County by definition.
May 23, 2022
Planning Director or Authorized Representative
I, Van R. Finch, Professional Land Surveyor No. L-2507, certify to one of the following as indicated this, 4
_ (a) That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
_ (b) That the survey is located in such portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.
_ (c) That the survey is of an existing parcel or parcels of land and does not create a new street or change an existing street.
4 (d) That the survey is of another category, such as the recombination of existing parcels, a court ordered survey, or other exception to the definition of subdivision.
Va R Finch
I, VAN R. FINCH, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 2031, Page 393,) (Other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book as shown, Page ---, ; that the ratio of precision as calculated is 1: 25,567 ; that this plat was prepared in accordance with G.S.47-30 as amended. Witness my original signature, license number, and seal this the 30th day of March A.D. 2022.
Va R Finch
SURVEYOR
LICENSE NUMBER L-2507
NORTH CAROLINA PROFESSIONAL SEAL L-2507 LAND SURVEYOR VAN R. FINCH
State of North Carolina
County of Chatham
I, Amy W. Moore, Review Officer of Chatham County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Amy W. Moore
Review Officer
Date 5/23/2022
FILED May 23, 2022 01:58:40 pm
PLAT SLIDE 02022 – 0150
INSTRUMENT 06415
FILED CHATHAM COUNTY NC LINDA A. ROGERS REGISTER OF DEEDS
REFERENCE: DEED BOOK 2031 PAGE 393
PLAT BOOK 24 PAGE 27
PARCEL #62093
PARCEL #17315
MAP LEGEND
EIP EXISTING IRON PIPE
EIS EXISTING IRON STAKE
IPS IRON PIPE SET
ISS IRON STAKE SET
ECM EXISTING CONCRETE MONUMENT
RRS RAILROAD SPIKE
EXN EXISTING NAIL
NS NAIL SET
PP POWER POLE
CMP COMPUTED POINT
EOP EDGE OF PAVEMENT
CA CONTROLLED ACCESS
NOTES
1. No Title Search was made by this Surveyor during the course of this Survey.
2. This Surveyor does not certify to the existence or location of any underground features (tanks, utilities, septic systems, etc.).
3. This property is subject to all easements of record affecting subject property.
4. There were no NCGS monuments found within 2000 feet of this parcel of land
5. Shown is a recombination of Lot 15 and Lot 16 of "HILLS OF THE HAW", which is recorded in Plat Book 24, Page 27, Chatham County Registry. Lot A, which is a portion of Lot 16, is not approved as a separate lot for building development but is to be combined with Lot 15.
6. The Riparian Buffer shown shall extend 100 feet from the bank of the stream. Residential structures or septic systems shall not be located within this area. This buffer is based upon the "blue line stream" from the U.S.G.S. Quad sheets.
7. This property is zoned R-5.
8. The Flood Map Number for this property is 3710977200K, dated 11/17/2017.
RECOMBINATION SURVEY
AREA COMPUTED BY COORDINATE METHOD
FOR
MERWYN JOHNSON BARBER, JR.
OWNER: MERWYN JOHNSON BARBER, JR.
124 HAW RIDGE ROAD
PITTSBORO, N.C. 27312
DATE: MARCH 30, 2022
SCALE: 1" = 60'
60 30 0 60 120 180
NEW HOPE TOWNSHIP
CHATHAM COUNTY, N.C.
VAN R. FINCH – LAND SURVEYS, P.A.
109 Hillsboro St. Pittsboro, N.C. 27312
FIRM LICENSE #C-513

2022-150